

Athens Riviera – Riviera

# Urban 3

Objektnummer: GR23373025-1



KAUFPREIS: 1.590.000 EUR • WOHNFLÄCHE: ca. 229,06 m<sup>2</sup>

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## Auf einen Blick

Objektnummer	GR23373025-1	Kaufpreis	1.590.000 EUR
Wohnfläche	ca. 229,06 m <sup>2</sup>	Wohnung	Etagenwohnung
Bezugsfrei ab	nach Vereinbarung	Provision	3%
Etage	5	Nutzfläche	ca. 0 m <sup>2</sup>
Schlafzimmer	4		
Badezimmer	5		
Baujahr	2024		
Stellplatz	1 x Tiefgarage		

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## Auf einen Blick: Energiedaten

Energie-  
Effizienzklasse

A+

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## Die Immobilie



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## Ein erster Eindruck

The Epitome of Sustainable Luxury Living Discover the perfect blend of contemporary elegance, innovative design, and eco-conscious living at Urban, nestled in the heart of the Athenian Riviera. Set just 200 meters from the captivating seafront and in close proximity to the upcoming "The Ellinikon" urban regeneration project, Urban offers a truly exceptional residential experience. With its breathtaking beaches, delightful climate, and easy access to the vibrant city, this coveted destination stands as one of the world's most sought-after locations. Immersed in the beauty of its seaside setting, Urban has been meticulously crafted to optimize the infusion of natural light, refreshing sea breezes, and mesmerizing water vistas. Step into a world where the allure of a Greek island merges harmoniously with the allure of urban sophistication. At Urban, sustainability is at the core of our ethos. Solar panels adorn our rooftops, harnessing the sun's energy to heat water and minimize energy consumption. The building is cocooned in a thermal insulation layer, safeguarding against extreme temperatures and reducing our environmental impact. With fully insulated walls and windows featuring thermal brake frames, you'll revel in a sanctuary that embraces eco-conscious living. Urban ensures your utmost convenience and security with private parking and storage spaces, top-grade concrete construction, and an infrastructure for alarm systems. Moreover, you'll find electrical car chargers conveniently located at every parking spot, embracing the future of sustainable transportation. Experience the epitome of luxurious living with our exquisite four-bedroom, two-level apartment at Urban. Spanning an impressive 229,06 sqm of indoor space and boasting an expansive 61,22 sqm of exterior area, this remarkable residence offers a harmonious blend of elegance and spaciousness.

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## Ausstattung und Details

4 Bedrooms  
2 Living room  
3 Bathroom & 2 WC  
1 Storage Room  
2 Parking Spaces  
5th floor 130,13 m<sup>2</sup>  
6th floor 98,93 m<sup>2</sup>  
Total Floorspace m<sup>2</sup>  
Exterior Area m<sup>2</sup>

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## Ansprechpartner

Weitere Informationen erhalten Sie über Ihren Ansprechpartner:

VON POLL REAL ESTATE Athens

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*To Disclaimer of von Poll Immobilien GmbH*

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[www.von-poll.com](http://www.von-poll.com)